WARRANTY DEED

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00

Pamela Sieffert
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th day of March, 2018

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

ROBERT J. NOTESTINE III
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 31, 2021

#12890

Return to:

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Pamela G. Sieffert Brian R. Sieffert	Regions Bank d/b/a Regions Mortgage	20100330-0023613
(NAME)	(NAME)	
3832 Priest Lake Dr.	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Birminham AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Andrew Grega,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Pamela G. Sieffert and Brian R. Sieffert, wife and husband,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 199, on the Plan of Section Four, Priest Lake Park, of record in Book 4460, Pages 15, 16 and 17, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Andrew Grega, an unmarried man, from Isaac R. Garner, Jr. by Warranty Deed of record in Instrument No. 20100330-0023613, Register's Office for Davidson County, Tennessee.

Brittney Grega joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 3832 Priest Lake Dr., Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Bill Garrett Davidson County
Batch# 66542 **DEEDWARR**
03/08/2018 10:57:00 AM 2 pgs
Fees: $13.00 Taxes: $795.50

20180308-0021910

Witness my/our hands this 5th day of March, 2018.

Andrew Grega

Brittney Grega

State of Tennessee
County of Davidson

Personally appeared before me Andrew Grega and Brittney Grega, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 5th day of March, 2018.

Notary Public
My Commission Expires:

File No.: 12890

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
May 3, 2021